

**Housing and Property Chamber**  
First-tier Tribunal for Scotland

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**Decision with Statement of Reasons of the First-tier Tribunal for Scotland  
(Housing and Property Chamber) under Section 16 of the Housing (Scotland)  
Act 2014**

**Chamber Ref: FTS/HPC/CV/24/4195**

**Re: Property at 1B Petendrea Court, Bonnyrigg, Midlothian, EH19 2AF (“the  
Property”)**

**Parties:**

**LAR Housing Trust, F3 Buchan House, Carnegie Campus, Enterprise Way,  
Dunfermline, KY11 8PL (“the Applicant”)**

**Mr Derek Curran, 21 Reeforts Avenue, Bilston, EH25 9AD (“the Respondent”)**

**Tribunal Members:**

**George Clark (Legal Member)**

**Decision (in absence of the Parties)**

**The First-tier Tribunal for Scotland (Housing and Property Chamber) (“the  
Tribunal”) determined that the application could be decided without a Hearing  
and issued an Order for Payment requiring the Respondent to pay to the  
Applicants the sum of £2,220. The Tribunal made a Time to Pay Direction.**

**Background**

1. By application, dated 10 September 2024, the Applicants sought an Order for Payment in respect of unpaid rent that had become lawfully due by the Respondent to the Applicants. The sum sought was £2,220.
2. The application was accompanied by copies of a Private Residential Tenancy Agreement between the Parties, commencing on 3 June 2019 at a rent of £605 per month, and a Rent Statement showing arrears of £2,220 as at 22 July 2024. The Applicants stated that the Respondent had vacated the Property on 9 April 2020.
3. On 1 March 2025, the Tribunal advised the Parties of the date and time of a Case Management Discussion, and the Respondent was invited to make written representations by 22 March 2025.

4. On 20 March 2025, the Respondent requested a Time to Pay Direction. He admitted the debt, provided full details of his finances and offered to pay off the sum due in monthly instalments of £100.
5. On 7 April 2025, the Applicants' agents advised the Tribunal that they would accept the Time to pay Direction request.

### **Reasons for Decision**

6. The Tribunal was satisfied from the Rent Statement that the sum sought has become lawfully due by the Respondent to the Applicants. The Respondent has admitted the debt and has offered to repay it in instalments. The Respondents have stated that this arrangement is satisfactory to them. The Tribunal decided, therefore, to make an Order for Payment against the Respondent, with a Time to Pay Direction.

### **Right of Appeal**

In terms of Section 46 of the Tribunal (Scotland) Act 2014, a party aggrieved by the decision of the Tribunal may appeal to the Upper Tribunal for Scotland on a point of law only. Before an appeal can be made to the Upper Tribunal, the party must first seek permission to appeal from the First-tier Tribunal. That party must seek permission to appeal within 30 days of the date the decision was sent to them.

# George Clark

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Legal Member/Chair

1 May 2025  
Date